

ORDERED ACCORDINGLY.



1 **TIFFANY & BOSCO**  
2 P.A.  
3 **2525 EAST CAMELBACK ROAD**  
4 **SUITE 300**  
5 **PHOENIX, ARIZONA 85016**  
6 **TELEPHONE: (602) 255-6000**  
7 **FACSIMILE: (602) 255-0192**

Dated: November 03, 2010

GEORGE B. NIELSEN, JR  
U.S. Bankruptcy Judge

6 Mark S. Bosco  
7 State Bar No. 010167  
Leonard J. McDonald  
8 State Bar No. 014228  
Attorneys for Movant

9 10-26017

10 **IN THE UNITED STATES BANKRUPTCY COURT**  
11 **FOR THE DISTRICT OF ARIZONA**

12 IN RE:

13 No. 2:10-BK-28713-GBN

14 Deanna L. Eads  
15 Debtor.

Chapter 7

16 Wells Fargo Bank N.A. successor by merger to  
17 Wells Fargo Home Mortgage, Inc.  
Movant,

18 ORDER

vs.

19 (Related to Docket #8)

Deanna L. Eads, Debtor, Robert A. MacKenzie,  
Trustee.

20 Respondents.

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22 Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed  
23 Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any,  
24 and no objection having been received, and good cause appearing therefore,

25 IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed  
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1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real  
2 property which is the subject of a Deed of Trust dated November 3, 2005 and recorded in the office of the  
3 MARICOPA County Recorder wherein Wells Fargo Bank N.A. successor by merger to Wells Fargo  
4 Home Mortgage, Inc. is the current beneficiary and Deanna L. Eads has an interest in, further described  
5 as:

6 Lot 109, of AMBERLEA COTTAGES. according to the plat of record in the office of the County  
7 Recorder of Maricopa County. Arizona, recorded in Book 396 of Maps, Page 21.

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11 IT IS FURTHER ORDERED that Movant may contact the Debtor by telephone or written  
correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance  
Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement  
with Debtor. However, Movant may not enforce, or threaten to enforce, any personal liability against  
Debtor if Debtor's personal liability is discharged in this bankruptcy case.

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13 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter  
14 to which the Debtor may convert.

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